

NEXT

GREAT STREETS AND DC'S EMERGING RETAIL DISTRICTS

OFFICE OF THE
DEPUTY MAYOR FOR
PLANNING &
ECONOMIC
DEVELOPMENT

and

DC DEPARTMENT OF
TRANSPORTATION

APRIL 2006

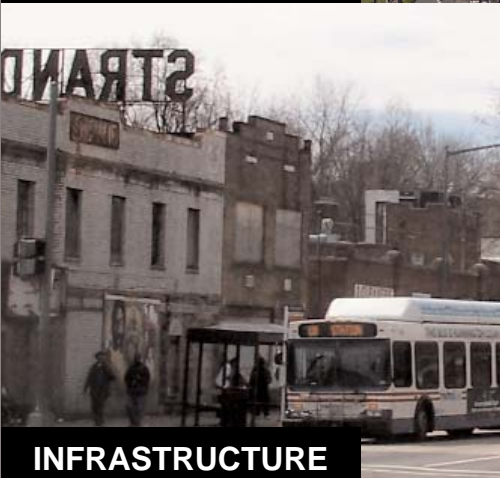




What is Great Streets?



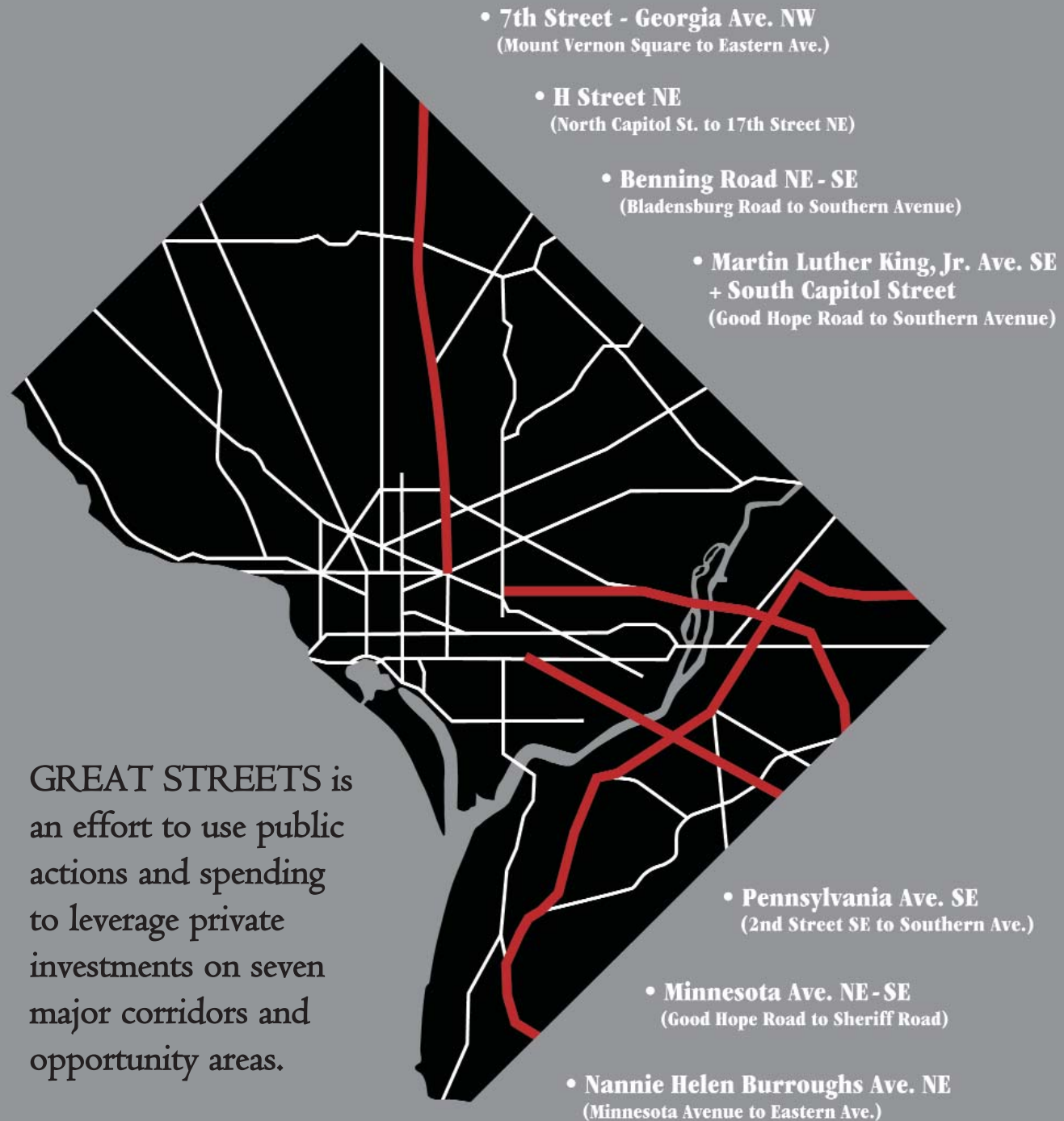
LAND DEVELOPMENT



INFRASTRUCTURE



LOCAL BUSINESSES





Spending Plan - DDOT

\$100 Million +

in new sidewalks, lighting, paving, public art and street trees to improve the physical setting, reduce crime and attract new investment



**ESTIMATED
INFRASTRUCTURE
SPENDING BY
GREAT STREETS
CORRIDOR
(2005-2009)**

GEORGIA AVENUE NW - 7TH STREET NW	\$20,000,000
H STREET NE - BENNING ROAD NE+SE	\$53,000,000
NANNIE H. BURROUGHS AVENUE NE	\$5,750,000
MINNESOTA AVENUE NE	\$9,650,000
PENNSYLVANIA AVENUE SE (East of Anacostia River)	\$14,140,000
REV. MARTIN L. KING, JR. AVENUE SE + SOUTH CAPITOL STREET	\$15,150,000



Spending Plan - ODMPED

\$16 Million +

in small business assistance, facade improvements, development assistance, property tax abatements and site acquisitions



PRIMARY

7th Street - Georgia Ave. NW

1. Shaw Metro Area - O Street NW to Barry Place NW
2. Petworth Metro Area - Irving Street to Kansas Ave. NW

H Street NE

3. First Street NE to 17th Street NE

Martin L. King Jr. Avenue SE and South Capitol Street

4. 11th Street Bridge to Stanton Street SE and GHR - Minnesota to MLK

Pennsylvania Avenue SE

5. Fairlawn Street SE to 27th Street SE

SECONDARY

Martin L. King Jr. Avenue SE and South Capitol Street

6. Martin L. King, Jr. Avenue SE to Chesapeake Street SE/SW on South Capitol

Nannie H. Burroughs Avenue NE

7. NHB - 50th Street to 55th Street and Division - Brooks Street to Hayes Street

Benning Road and Minnesota Avenue

8. Benning - Anacostia Street NE to Flint Street NE and Minnesota - East Capitol Street to Hayes Street

7th Street - Georgia Avenue NW

9. Gateway - Fern Street NW to Eastern Avenue NW





Shaw Metro Area



RADIO ONE HDQ. (a)

RADIO ONE HDQ.

180 condos (25% aff.)

21,000 SF retail

90,000 SF offices

Target Delivery: 2009

Developer: Broadcast Center One / NCRC

Near Howard Theatre (to be adaptively reused)



ATLANTIC PLUMBING (b)

ATLANTIC PLUMBING

Over 630 units of housing

Approx. 15,000 SF retail

Developer: Broadway Atlantic

HOWARD TOWN CTR.

322 market rate rental units

72,000 SF retail (including a grocery store anchor)

Developer: Trammell Crow/HU



HOWARD TOWN CTR. (c)



Petworth Metro Area



4100 GEORGIA AVE.

60 condominiums

4,884 SF retail

Developer: John C. Formant Real Estate, Inc.

4136 GEORGIA AVE. (a)



PARK PLACE (b)

PARK PLACE

148 condos; approx. 17,000 SF retail. Target Delivery: 2007
Developer: Donatelli & Klein

3600 GEORGIA AVENUE

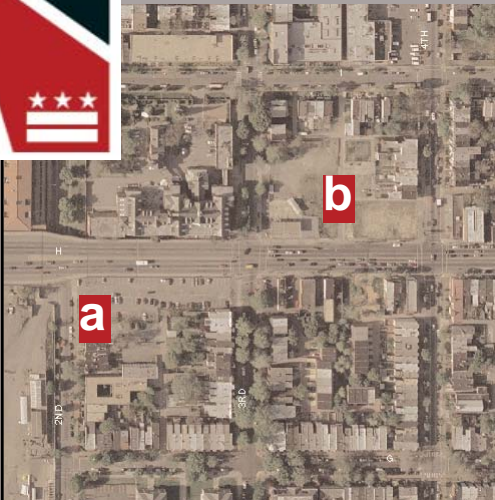
105 condos
20,000 SF retail
Developer: LaKritz Adler



3600 GEORGIA AVENUE (c)



H Street NE

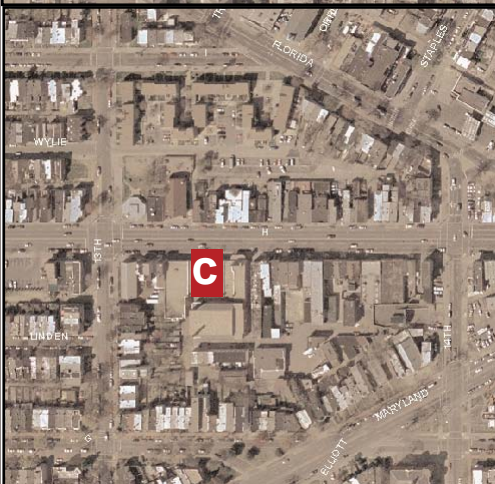


CAPITOL PLACE (a)

CAPITOL PLACE

Approx. 300 units
Approx. 30,000 SF retail
Target Delivery: 2007
Developer: Louis Dreyfus

*across from Abdo Development's
Senate Square (old Capital
Children's Museum site) -- 480
luxury condominiums*



300 BLOCK northside (b)

300 BLOCK northside

232 units; approx. 72,000 SF
retail (including grocery);
Developer: Steuart Investment

ATLAS PAC

Two live theatre stages; laborato-
ry theatres; workshop rooms;
dance studios; etc.

Developer: Sprenger Lang

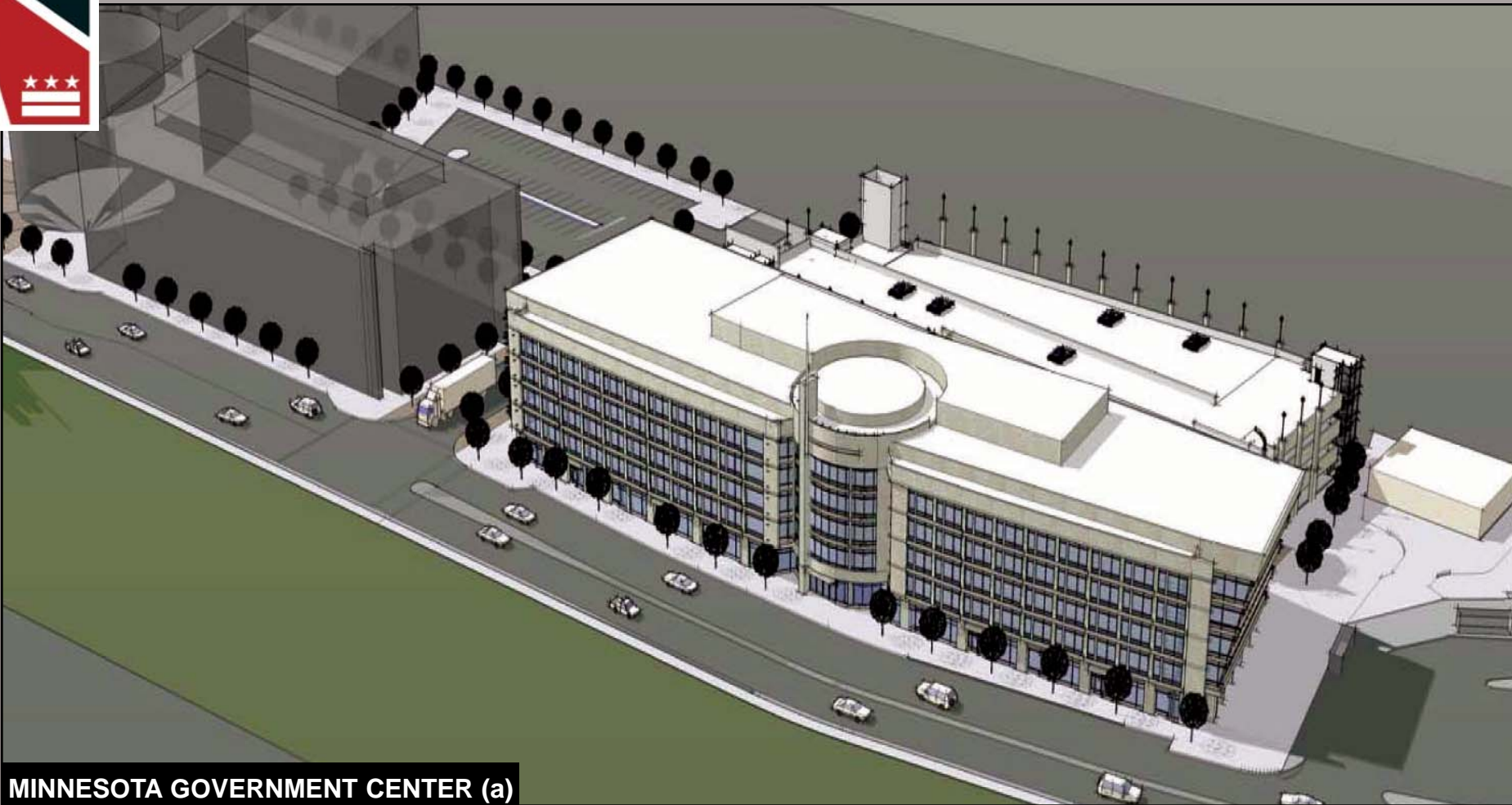


ATLAS PERFORMING ARTS CENTER (c)





Minnesota Metro Area



MINNESOTA GOVERNMENT CENTER (a)

Office buildings for District Department of Employment Services (DOES) and Department of Human Services (DHS) and separate private office site

Total Office: 350,000 SF in District buildings w/ ground level retail





Martin L. King, Jr., Ave



ANACOSTIA GOVERNMENT CENTER (a)

Office building for District Department of Transportation (DDOT) and office building by Anacostia Economic Development Corporation (AEDC)

Total Office: 350,000 SF
w/ over 14,000 SF ground level retail





GOT QUESTIONS?

CONTACT:

DERRICK LANARDO WOODY

COORDINATOR - GREAT STREETS INITIATIVE
OFFICE OF THE DEPUTY MAYOR FOR
PLANNING & ECONOMIC DEVELOPMENT
1350 PENNSYLVANIA AVENUE NW
SUITE 317
WASHINGTON, DC 20004

derrick.woody@dc.gov

202.727.2981 phone

202.727.6703 fax